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AMENDMENTS TO THE CLAIMS

Claim 1 (Currently amended): A packaging cell comprising a first, second, and third nucleic acid constructs which regulate expression of one or more than one viral gene product necessary for packaging a viral vector wherein

said first nucleic <u>acid</u> construct is capable of expressing <u>comprises a tetracycline regulated</u> <u>promoter/operator that regulates the expression of an encoded first product;</u>

said first product is capable of regulating expression of a second product encoded on said second nucleic acid construct; and

said second product is capable of regulating expression of said viral gene product, which is encoded by a sequence present on said third nucleic acid construct.

Claim 2 (Canceled):

Claim 3 (Original): The cell of claim 1 wherein said first product is a transactivator of a tetracycline regulated promoter/operator or a fusion protein comprising said transactivator.

Claim 4 (Original): The cell of claim 1 wherein said second nucleic acid construct comprises a tetracycline regulated promoter/operator.

Claim 5 (Original): The cell of claim 1 wherein said second product is a rev protein.

Claim 6 (Original): The cell of claim 1 wherein said third construct comprises a promoter derived from a retroviral 5' LTR.

Claim 7 (Currently amended): The A packaging cell of claim 1 wherein said viral gene product is a comprising a first, second, and third nucleic acid constructs which regulate expression of one or more than one viral envelope or G protein wherein

said first nucleic acid construct is capable of expressing an encoded first product;

said first product is capable of regulating expression of a second product encoded on said second nucleic acid construct; and

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said second product is capable of regulating expression of said viral envelope or G protein, which is encoded by a sequence present on said third nucleic acid construct.

- Claim 8 (Original): The cell of claim 7 further comprising an additional nucleic acid construct that encodes retroviral gag and pol proteins.
- Claim 9 (Original): The cell of claim 1 wherein said first product is tat protein or a chimeric protein comprising a tat protein.
 - Claim 10 (Original): The cell of claim 7 wherein said viral gene product is a G protein.
- Claim 11 (Original): The cell of claim 1 which is stably transfected with said nucleic acid constructs.
- Claim 12 (Original): The cell of claim 1 further comprising a conditionally replicating viral vector and wherein said cell packages said vector.
 - Claim 13 (Original): The cell of claim 12 wherein said vector is derived from HIV-1.
- Claim 14 (Original): The cell of claim 13 wherein said G protein is a VSV or Mokola virus G protein.
- Claim 15 (Original): A method of packaging a viral vector comprising culturing the cell of claim 13 under conditions wherein said first nucleic acid construct expresses said first product.
- Claim 16 (New): The cell of claim 1 wherein said viral gene product is a viral envelope or G protein.
- Claim 17 (New): The cell of claim 16 further comprising an additional nucleic acid construct that encodes retroviral gag and pol proteins.

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Claim 18 (New): The cell of claim 16 wherein said second product is a rev protein.

Claim 19 (New): The cell of claim 16 wherein said viral gene product is a G protein.

Claim 20 (New): The cell of claim 16 further comprising a conditionally replicating viral vector and wherein said cell packages said vector.

Claim 21 (New): A method of packaging a viral vector comprising culturing the cell of claim 20 under conditions wherein said first nucleic acid construct expresses said first product.